

THE  
CROSSINGS  
AT  
CRANBERRY

A UNIQUELY DESIGNED COMMUNITY OF  
151 CUSTOM BUILT HOMES

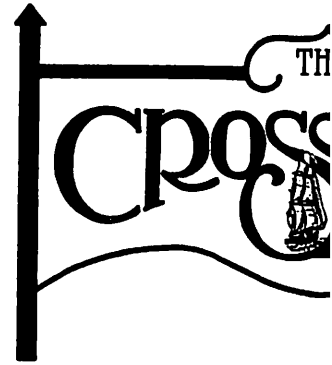
MARKETED EXCLUSIVELY BY:

**Bernhard Realty**  
364-8282

**Kellywood Real Estate**  
931-5700

**Sandin-Thomas  
Homes for Living**  
367-1110

# ENJOY THE GOOD LIFE AT THE CROSSINGS



## Quality Construction By:

**Allegheny Mountain Contracting  
American Design Construction  
Company**

**Dennis W. Beck, Builder**

**Bogel & Joseph, Builders**

**Brandimarti Builders, Inc.**

**Braund Construction Company**

**Michael Bruce, Builder**

**Lawrence A. Cunningham,  
General Contractor**

**D. J. Developers**

**Daymar Construction Company**

**Duerring Homes**

**Darryl R. Frey, Inc.**

**Hendolhurst Homes**

**William Jack Construction**

**Joseph M. Kazarick, Builder**

**Joseph M. Krepp, Builder**

**Francis A. Lazor, Builder**

**LeDonne, Inc.**

**Mastercraft Homes**

**Pohl Construction Company**

**Sandin Construction Company**

**Jay Bruce Simmons, Builder**

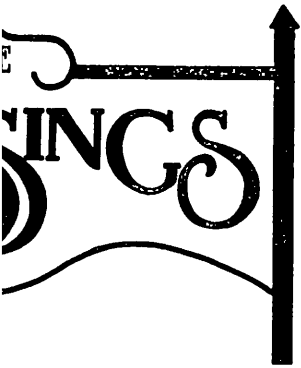


- Low Taxes
- Protective Covenants
- Under Ground Utilities
- Jogging Trail
- Picnic Pavilions
- Sidewalks
- Wooded Lots
- Playing Field

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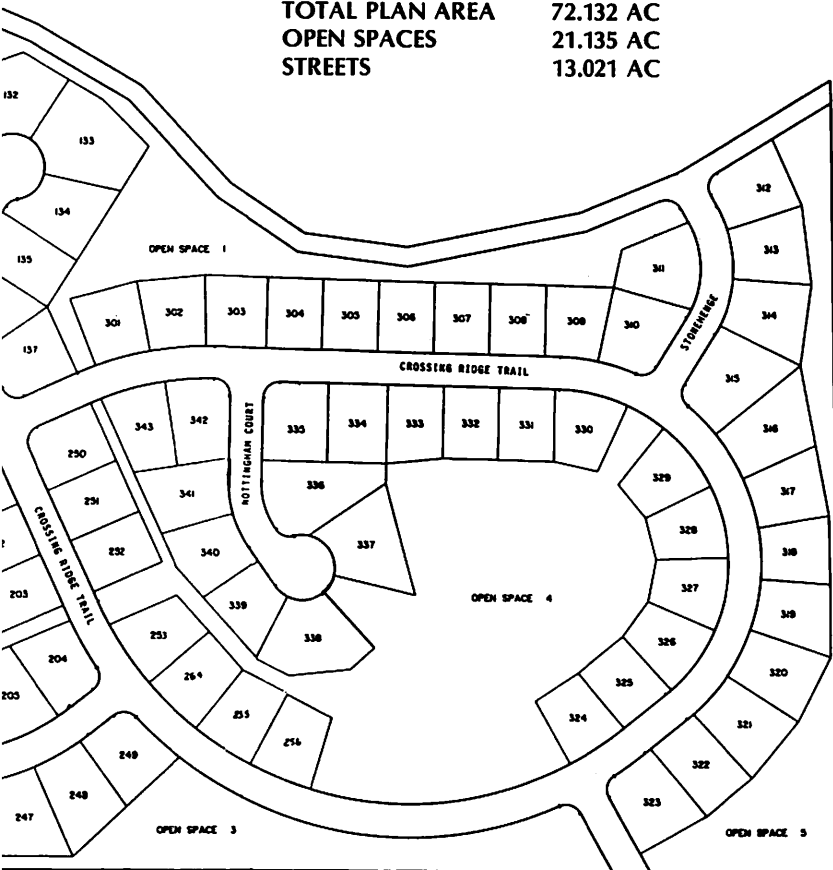
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# CRANBERRY TOWNSHIP (Butler County) ONE OF GREATER PITTSBURGH'S FASTEST GROWING AREAS

TOTAL PLAN AREA 72.132 AC  
OPEN SPACES 21.135 AC  
STREETS 13.021 AC



- Convenient to the I-79/I-279 corridor, Route 19 and the Pennsylvania Turnpike.
  - Interstate 79 ..... 5-minutes
  - Thornhill Industrial Park ..... 5 minutes
  - Pennsylvania Turnpike ..... 5 minutes
  - Cranberry Park & Ride ..... 5 minutes
  - McKnight Shopping ..... 15 minutes
  - Airport ..... 30 minutes
  - Downtown Pittsburgh ..... 10 minutes
- All utilities are underground. The plan is serviced by Columbia Gas Co., North Pittsburgh Telephone Co., Penn Power Co., and Armstrong Cable Co.
- The area boasts 16 churches of various denominations.
- Educational needs are serviced by Southwest Butler County School District:
  - Seneca Valley Senior High School
  - Seneca Valley Junior High School
  - Four Elementary Schools
- A playing field and jogging trails are incorporated in the development. In addition, a 52 acre community park is just minutes away, and the Department of Parks and Recreation offers many seasonal recreation programs.

## DIRECTIONS:

**Turnpike** - To Exit #3 Perry Highway. Head North on Route 19, go to 2nd traffic light, turn Right on Rochester Road; follow approximately 1/2 mile to plan entrance on Right.

**Route 19** - North to Left on Rochester Road (across from Tou Rest Motel); approximately 1/2 mile to plan entrance on Right.

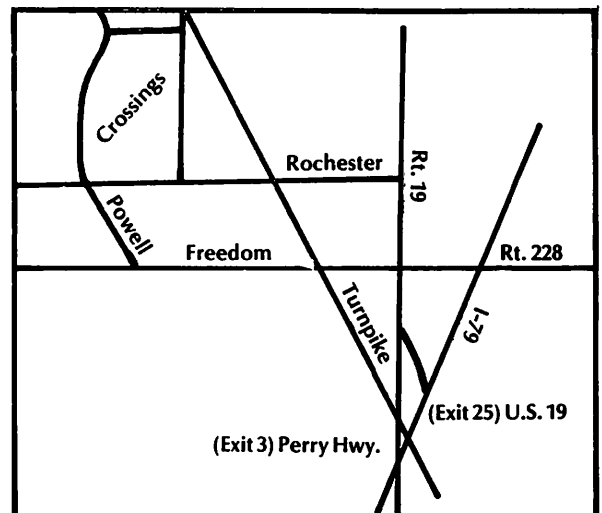
**I-79** - North to Route 19 Exit. Follow Route 19 North to Left on Rochester Road (across from Tou Rest Motel); approximately 1/2 mile to plan entrance on Right.

**Sandin-Thomas  
Homes for Living**

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Real Estate

700



THE  
CROSSINGS

